General Joffre Thinks Conflict With Admiral von Essen Sinks German Terminate in 1917.

Paris nov. 28-The Paris edition of the London Daily Mail prints the following prediction by a military authority as to the length of the war, saying that it is believed to be the expression of General Joffre's opinion although it is known that the French commander-in-chief is thy no means given to forecasts. buch

His estimate is based on the belief that the Germans will commi no great tactical error.

"He divides the war into six periods -two past, one present, and three to

to come. "The first period was the advance

through Belgium into France. "The second period was the battle of the Marne and the German retreat to the Aisne.

"The third period is that of the fighting on the Aisne, continuing and developing into the battle for Calais The fourth period will be a German

retreat and a battle on the Meuse. "The fifth period will be a further retreat and a battle on the Rhine.

"The sixth period will be the marcl to Berlin.

"He estimates that the battle fo Calais will not completely end be fore the beginning of December. "He assigns a period of five month

to the battle of the Meuse-the end of April or the beginning of May

"The campaign on the Rhine should last nearly twice as long-that is tsay, until February 1916.

"The final march to Berlin and negotiations for peace should bring the war to an end, with the final with drawal of the allied armies of ac cupation in 1917"

JAPAN REBUKED KAISER.

Fetrograd, Nov. 28-The news paper Retch prints an explanation o the mysterious reference by A. J Ealfour, former premier of Grea Britain, at the Guildhall banquet in I ondon on November 10, to "one o the most impudent messages ever ad dressed by one monarch to another.

The Retch says that on the eve o the fall of Tsingtau the kaiser sen a message to the mikado, in which he proposed to conclude peace wit' Japan by accepting all the condition which the mikado might be pleased t fix. But the German emperor exact ed one condition, namely, that Japashould attack Russia. The mikado de clined emphatically to accept the pro posal, and added:

"That day when the last foothold of German culture in the East fall will be one of the most glorious in Japanese history.'

The mikado concluded by telling the kaiser that he had deceived himself enormously by thinking that Japan, like Prussia, was capable of violating treaties.

The mikado handed the kaiser's telegram and a copy of his reply to the British Minister.

RUSSIAN EXPLOIT. Cruiser and Damages Smaller

London, Nov. 28-The Morning Post's correspondent in Petrograd

"A very smart piece of naval work was achieved by the Russian Baltic cet, commanded by Admiral von Essen. It will be remembered that a number of German war vessels put nto the Kiel Canal, with injuries in ome cases so serious that vessels octually sank in the canal. Nothing official was ever allowed to be known of this Russian exploit, nor can all he details be told even now.

"German vessels had acquired the abit of cruising about the Baltic up o the limits which the Russian fleet and decided to hold and doubtless put ing severe pressure upon Sweden. Receiving certain information, Admial von Essen painted several cruiers and destroyers in the German olors and contrived in foggy weather o join the German ships unsuspectd until too late. At a convenient noment he opened fire and sank one terman cruiser and badly damaged unother, while the destroyers put in god work on smaller German craft. After this the Russian vessels went ome untouched."

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olders of this company, for the elecion of officers and directors and for ess as may come before the meetng, will be held at the general office of the company, No. 123 south Royal treet, Alexandria, Va. at the hour of 11:00 A. M., Wednesday, the)th day of December 1914.

JOHN F. WILKINS, President. H. STIDHAM, Secretary.

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SALE OF PROPERTY FOR NON-PAYMENT OF TAXES

Under the following resolution pass ed by the City Council Tuesday, October 13 1914. I will sell at public auction on Monday, December 7, 1914 in front of the Market Building, Royal Street, Alexandria Va., the following: LOTS AND IMPROVEMENTS

thereon, or as much thereof as may taxes, assessments, or charges due to the City Council of Alexandria on the

Resolved, That the Collector of proceed and sell at public auction all 39, 1912-13. real estate in the City of Alexandria June 1, 1914 in conformity to the City Charter and Laws relating to the same House and lot 119 N. Henry St., 1913 he transaction of such other busi- and sale to commence Monday, December 7 1914 at 10 o'clock, A. M., and continue from time to time and from day to day until all such real estate is sold.

The purchaser will be required to pay, at time of sale, the taxes, assessments charges and expenses of sale. The proprietor or proprietors of such lots, his or their heirs, representatives or agents, may within two years from date of sale pay to the purchaser thereof, or to the City Treasurer, the money paid for such 1909-10-11-12-13. 8.47 taxes charges and expenses as aforesaid, with six per cent per annum as the same in which event he shall be Samuel Jackson and als House and reinstated in his original title. It lot 813 Gibbon St., 1912-12. . 18.42. ne such payments or tender be made within two years next after the sale 811 Wilkes St., 1912-12, 5.80 the purchaser will be required to pay ,Louis A. Nalls, House and lot 519 S. where it will remain subject to the or-dier of the proprietor or his legal re-John Thornton, 2 House's and lots der of the proprietor or his legal representative; and the purchaser, on the payment of the whole amount of the purchase money, will receive a title to the said lot or lots, or such parts thereon, in fee simple, from the Auditor.

The sale will commence at 10 o'clock A. M., on the day specified, and if not completed on this day will be continued from day to day and from time to time until completed.

P. F. GORMAN, Collector of taxes FIRST WARD

Cecelia Carne's Est., part of square Green St. from Fairfax to Lee and E. side of Lee to river 1913. . . \$19.27 Susan F. Downey, House and lot N. W. Cor. Royal and Wilkes St., 1910 11-12-13. 63.64. Andrew Dove, Lot 507 Gibbon St.,

Jane Fair, 2 Houses and lots 123 and 125 Wolfe St., 1913. . . . 15.12
Frances Hudgins, House and lot Potomac st. bet. Jeff and Franklin 1911-12-13. 4.57 M. A. Madden or Wm. Lewis. House and lot 623 S. St. Asaph St.

1913. 4.81
John Sales, House and lot 421-425
S. Royal St., 1913. 7.70
Remitta Wood, House and lot 709
S. Fairfax St., 1911-12-13. 13.50 SECOND WARD

Emma D. Beach, House and lot, N. E. cor. St. Asaph and Queen St.,

St. 1909-10-11-12-13. 6.75. Fannie Jones, Lot Princess bet. Pitt. rate prices. and Royal Sts., 1912-13. 2.95 Nancy Lucas, House and lot 739 N. 10-11-12-13. 13.67.
T. Seddon Taliaferro, Jr., Part of square Pitt to Royal, First and Line.

1913. 13.23
T. Seddon Taliaferro Jr., Square St. Asaph, Wash., First and Line, 1913. T. Seddon Taliaferro, Half of square Pitt, St. Asaph, First and Line, 1913.

James Washington, House and lot 512 N. Royal St., 1912-13. . . . 6.45. Lottie White, House and lot 514 N. Royal St., 1912-13. Emma William's, House and lot 409 Oronoco St., 1912-13. 5.88 Emma William's, House and lot 411 Oronoco St., 1912-13. 3.98

THIRD WARD.

R. S. Blackburn and Charlotte M be necessary to pay and satisfy the Shepherd, House and lot 212 N. Wash St., 1913. Ruth Dabney, 2 lots 406 and 408 N Taxes be and is hereby directed to Wythe and Madison Sts., No. 38 and J. F. Forrest, Lot S. E. Cor. Fayette The annual meeting of the stock- on which taxes are due and unpaid to and Madison Sts., 1912-13. . . . 2.95

J. Milton Enos or Alice Lee, House and lot 421 N. Patrick St., 1913. 7.23 John McGee's est., House and lot 330 N. Patrick St., 1913. Bernard Parker, House and lot 407 N. Henry St., 1913. 8.24 Smith Prior, House and lot 321 N

Fayette St., 1913. 4.30. Mrs. Jennie Tanner, House and lot 264 N. Wash. St., 1911-12-13 163.96 FOURTH WARD

Ann Dugan's, Lot 703 S. Wash. St. Jas. T. Holmes, House's and Lots N. W. Cor. Col. and Gibbon Sts., Edward M. Jones, House and lot

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Odd Fellows Hall N. Colum-..... bus St.

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The annual meeting of the stockholders of the University Club Building Co., Inc., for the election of officers and transacting such other bustness as may properly come before the meeting will be held at the Company's office, 119 South Fairfax Street, Alexandria, Va; on Monday the 16th instant, at 11 o'clock A. M.

Ralph P. Barnard, M. M. Parker, Nov. 2.-td. Secretary. President.

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STEAMER WAKEFIELD Monday and Wednesday leaves

Alexandria at 6 P. M. for Parham's Point and intermediate landings. Returning Tuesday and Thursday, arriving in Alexandria early Wednesday and Friday mornings. STEAMER WAKEFIELD

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